

Courtesy Of Robby Halabi Of Rimrock Real Estate

## **\$389,900 - 15016 75a Street, Edmonton**

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MLS® #E4430618

**\$389,900**

4 Bedroom, 2.00 Bathroom, 1,149 sqft

Single Family on 0.00 Acres

Kilkenny, Edmonton, AB

Welcome to this well-maintained Bi-level home, ideally located in the heart of Kilkenny—a vibrant, family-oriented community. This residence offers a bright & functional layout with 4 spacious bedrooms and 2 full bathrooms, perfect for growing families or those who love to host. The main level features a cozy living room w/ a large picture window that fills the space with natural light, a formal dining area for special gatherings, and a timeless oak kitchen complete with an eat-in breakfast nook. The fully finished basement expands your living space with a large recreation area, a comfortable family room, dedicated laundry area, and plenty of storage. Enjoy the outdoors in the beautifully landscaped west-facing yard—ideal for family BBQ's and summer entertaining. Complete with a rear deck, patio space & a double detached garage. Conveniently located just one block from G. Edmund Park & J.A. Fife Elementary (with French Immersion), this home exudes pride of ownership & is ready to welcome it's new family.

Built in 1969

### **Essential Information**

MLS® #                    E4430618

Price                      \$389,900



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,149
Acres	0.00
Year Built	1969
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	15016 75a Street
Area	Edmonton
Subdivision	Kilkenny
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5C 1A7

### Amenities

Amenities	Deck
Parking	Double Garage Detached

### Interior

Appliances	Dryer, Freezer, Garage Opener, Hood Fan, Oven-Built-In, Stove-Countertop Electric, Washer, Window Coverings, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, See Remarks
Exterior Features	Back Lane, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, See Remarks

Foundation                Concrete Perimeter

**School Information**

Elementary                J.A. Fife

**Additional Information**

Date Listed                April 12th, 2025

Days on Market        3

Zoning                    Zone 02

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